



County of San Diego

MARK WARDLAW
DIRECTOR
PHONE (858) 694-2962
FAX (858) 694-2555

PLANNING & DEVELOPMENT SERVICES
5510 OVERLAND AVENUE, SUITE 310, SAN DIEGO, CA 92123
www.sdcountry.ca.gov/pds

DARREN GRETHER
ASSISTANT DIRECTOR
PHONE (858) 694-2962
FAX (858) 694-2555

PUBLIC DISCLOSURE NOTICE INTENT TO ADOPT FINDINGS PURSUANT TO SECTION 15183 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

August 14, 2014

NOTICE IS HEREBY GIVEN that the County of San Diego intends to adopt findings in accordance with the California Environmental Quality Act Section 15183 for the following project(s). The proposed findings and the associated analysis can be reviewed at http://www.sdcountry.ca.gov/pds/ceqa_public_review.html, at Planning & Development Services (PDS), Project Processing Counter and 5510 Overland Avenue, Suite 110, San Diego, California 92123. Under this process, public review is not required however any comments received will be accepted and taken into consideration. A FAQ sheet on the 15183 CEQA exemption process can be located at <http://www.sdcountry.ca.gov/pds/zoning/formfields/PDS-202.pdf>. Comments on these findings must be sent to the PDS address listed above and should reference the project number and name.

NELSON GRADING PLAN (L-Grade); PDS2008-2700-15413. The project is a major grading plan for the placement of excess fill of materials from an approved project within proximity to the project site. This would result in the creation of two pads on the project site located south of Valley Center Road, at the Valley Center Road and Miller Road intersection in the Valley Center Community Plan Area. Access to the site would be provided by a driveway connecting to Valley Center Road. Earthwork will consist of a cut of 9 cubic yards, fill of 62,018 cubic yards and import of 62,009 cubic yards of materials. The project site is subject to the Village General Plan Regional Category, Land Use Designation General Commercial (C-1). Zoning for the site is General Commercial (C36). The project is consistent with lot size requirements of the General Plan and Zoning Ordinance.

Comments on the proposed findings and associated analysis must be received no later than Friday, **September 12, 2014 at 4:00 p.m.** (a 30 day public disclosure notice period). For additional information, please contact Emmet Aquino at (858) 694-8845 or by e-mail at Emmet.Aquino@sdcounty.ca.gov.

ENVIRONMENTAL NOTE: In accordance with CEQA Guidelines section 15183(e)(2), the lead agency is required to make a finding at a public hearing as to whether feasible mitigation measures identified in the EIR on the planning or zoning action will be undertaken. For the proposed project, the draft findings demonstrated that no significant impacts were found for which feasible mitigation measures were identified by the General Plan Update EIR certified by the County Board of Supervisors on August 3, 2011. The purpose of the hearing is to make a finding under section 15183(e)(2) for the proposed project. As the project decision is under the jurisdiction of the County Engineer, the decision on the project will not be made at the hearing and testimony will be limited to the finding required by CEQA Guidelines 15183(e)(2). Noticing of a public hearing will be conducted at a later time.